

Kendall Yards Business District Budget 2021

| | Base Fee | Cost Per Unit | Frequency | Total Unit | UOM | 2020 Budget | 2020 Actuals | 2021 Budget |
|------------------------|---------------------------------|---------------|-----------|------------|------------------|----------------------|----------------------|----------------------|
| INCOME: | | | | | | | | |
| 5005 | Developer Contribution | | | | | \$ - | \$ - | \$ - |
| 5010 | Retail/Office Dues | \$ 1.00 | 1 | 138166.6 | Sqft | \$ 137,418.00 | \$ 139,785.11 | \$ 138,166.60 |
| 5011 | Apartment Dues | \$ 17.00 | 12 | 274 | Unit | \$ 51,769.80 | \$ 51,769.92 | \$ 55,875.60 |
| 5025 | NSF Income | | | | | \$ - | \$ - | \$ - |
| 5100 | Misc. Income | | | | | \$ - | \$ 600.00 | \$ - |
| PARKING INCOME: | | | | | | | | |
| 5013 | Residential Mixed Use | \$ 0.10 | 1 | 39966 | sqft | \$ 3,996.60 | \$ 3,996.72 | \$ 3,996.60 |
| 5060 | Commercial Leased Parking Pass | \$ 40.00 | 12 | 265 | Parking Pass | \$ 127,200.00 | \$ 112,895.16 | \$ 127,200.00 |
| 5061 | Residential Leased Parking Pass | \$ 20.00 | 12 | 35 | Parking Pass | \$ 7,800.00 | \$ 2,460.00 | \$ 8,400.00 |
| 5062 | Pay and Display Income | \$ 1,550.00 | 12 | 1 | Monthly Estimate | \$ 19,200.00 | \$ 13,820.32 | \$ 18,600.00 |
| 5063 | Event Parking Income | | | | | \$ - | \$ - | \$ - |
| 5064 | Violations | | | | | \$ - | \$ 590.00 | \$ - |
| 5065 | Parking App Income | | | | | \$ - | \$ - | \$ - |
| Total Income: | | | | | | \$ 347,384.40 | \$ 325,917.23 | \$ 352,238.80 |

| | Cost Per Unit | Frequency | Total Unit | UOM | 2020 Budget | 2020 Actuals | 2021 Budget |
|---|---------------|-------------|------------|-----|----------------------|----------------------|----------------------|
| Snow Removal Expenses | | | | | | | |
| 6615 | | | | | \$ 11,500.00 | \$ 5,355.79 | \$ 11,500.00 |
| 6616 | | | | | \$ 27,500.00 | \$ 20,422.58 | \$ 27,500.00 |
| Snow Removal Total | | | | | \$ 39,000.00 | \$ 25,778.37 | \$ 39,000.00 |
| Landscaping Expenses | | | | | | | |
| 6810 | | | | | \$ 8,542.00 | \$ 7,291.96 | \$ 9,326.00 |
| 6820 | | | | | \$ 1,212.00 | \$ 1,236.31 | \$ 1,326.68 |
| 6830 | | | | | \$ 1,182.00 | \$ 1,100.71 | \$ 1,211.37 |
| 6843 | | | | | \$ 2,790.00 | \$ 3,541.75 | \$ 2,859.00 |
| 6844 | | | | | \$ 680.00 | \$ 612.01 | \$ 630.00 |
| 6850 | | | | | \$ 2,500.00 | \$ 2,508.81 | \$ 2,875.00 |
| 6860 | | | | | \$ 722.00 | \$ 783.55 | \$ 861.69 |
| 6880 | | | | | \$ 2,900.00 | \$ 582.44 | \$ 2,995.00 |
| 6890 | | | | | \$ 6,778.00 | \$ 7,793.21 | \$ 6,577.00 |
| 6891 | | | | | \$ 250.00 | \$ - | \$ 250.00 |
| Landscaping Total | | | | | \$ 27,556.00 | \$ 25,450.75 | \$ 28,911.74 |
| Community Center Expenses | | | | | | | |
| 6320 | | | | | \$ 5,484.36 | \$ 1,820.64 | \$ 2,201.04 |
| 6325 | | | | | \$ 4,056.00 | \$ 2,228.18 | \$ 4,056.00 |
| 6336 | | | | | \$ 9,339.48 | \$ 9,339.48 | \$ 9,339.48 |
| 6335 | | | | | \$ 11,933.52 | \$ 10,867.12 | \$ 12,552.00 |
| 6345 | | \$ 628.99 | 12 | | \$ 7,635.87 | \$ 7,635.87 | \$ 7,788.58 |
| Community Center Total | | | | | \$ 38,449.23 | \$ 31,891.29 | \$ 35,937.10 |
| Common Area Utilities | | | | | | | |
| 6415 | | | | | \$ 7,830.00 | \$ 7,914.61 | \$ 9,458.92 |
| 6420 | | | | | \$ 5,355.00 | \$ 5,454.67 | \$ 5,965.00 |
| Common Area Utilities Total | | | | | \$ 13,185.00 | \$ 13,369.28 | \$ 15,423.92 |
| Common Area Repair & Maintenance | | | | | | | |
| 6621 | | | | | \$ 1,380.45 | \$ - | \$ 1,438.80 |
| 6630 | | | | | \$ 1,600.00 | \$ 2,573.89 | \$ 2,250.00 |
| 6321 | | | | | \$ 33,347.40 | \$ 31,157.00 | \$ 51,242.04 |
| 6368 | | | | | \$ 8,700.00 | \$ 1,719.40 | \$ 10,700.00 |
| 6440 | | \$ 250.00 | 2 | | \$ 500.00 | \$ - | \$ 500.00 |
| 6621 | | | 0 | | \$ - | \$ - | \$ - |
| Common Area Repair & Maintenance Total | | | | | \$ 45,527.85 | \$ 35,450.29 | \$ 66,130.84 |
| Administrative Expenses | | | | | | | |
| 6135 | | | | | \$ 60.00 | \$ 10.00 | \$ 60.00 |
| 6305 | | | | | \$ 170.00 | \$ 170.00 | \$ 170.00 |
| 6306 | | | | | \$ - | \$ - | \$ - |
| 6310 | | | | | \$ 3,500.00 | \$ 4,947.30 | \$ 4,000.00 |
| 6322 | | | | | \$ 31,728.00 | \$ 26,241.37 | \$ 32,928.96 |
| 6323 | | \$ 30.00 | | | \$ 10,706.88 | \$ 7,568.16 | \$ 7,200.00 |
| 6326 | | \$ 6,642.00 | 12 | | \$ 79,054.00 | \$ 79,054.00 | \$ 80,635.00 |
| 6625 | | | 1 | | \$ 5,080.00 | \$ 4,140.27 | \$ 5,080.00 |
| 6330 | | | | | \$ 414.00 | \$ 298.88 | \$ 181.00 |
| 6360 | | | | | \$ 15,100.00 | \$ 4,390.65 | \$ 15,100.00 |
| 6364 | | | | | \$ 3,000.00 | \$ 1,600.00 | \$ 6,000.00 |
| 6122 | | | | | \$ 1,500.00 | \$ 647.92 | \$ 1,500.00 |
| 6455 | | | | | \$ 7,930.08 | \$ 6,560.35 | \$ 8,232.00 |
| 6626 | | | | | \$ 20.00 | \$ 9.08 | \$ 20.00 |
| 6635 | | | | | \$ 985.00 | \$ - | \$ - |
| 6620 | | | | | \$ - | \$ - | \$ - |
| 6900 | | | | | \$ 50.00 | \$ 53.36 | \$ 50.00 |
| 7505 | | \$ 0.10 | 138166.6 | 1 | \$ 13,741.80 | \$ 13,741.80 | \$ 13,741.80 |
| 7508 | | | | | \$ 83.00 | \$ 96.48 | \$ 100.00 |
| 7515 | | | | | \$ 350.00 | \$ - | \$ - |
| Administrative Total | | | | | \$ 173,472.76 | \$ 149,529.62 | \$ 174,998.76 |
| Total Expenses | | | | | \$ 337,190.84 | \$ 281,469.60 | \$ 360,402.36 |
| Net Cash Flow | | | | | \$ 10,193.56 | \$ 44,447.63 | \$ (8,163.56) |

| | |
|-------------------------|---------------|
| Beginning Cash Balance: | \$ 104,276.67 |
| Current Earnings 2020: | \$ 44,447.63 |
| Ending Cash Balance: | \$ 148,724.30 |